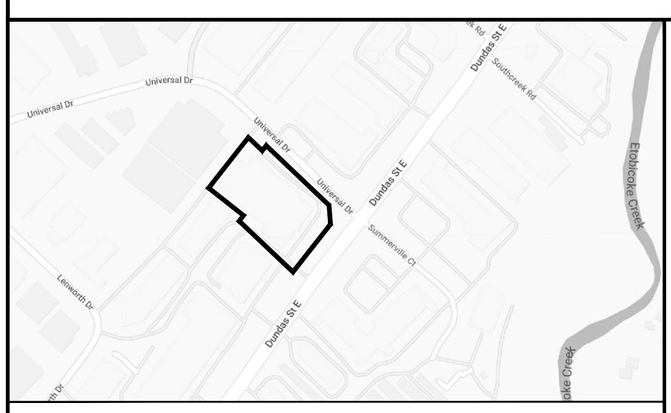
LAND USE - AREA TABLE	23155 - 5dp			September 24, 2024
Mixed Use	Block	1	90%	1.054
Open Space	Block	2	2%	0.028
Roads			8%	0.094
Total			**100%**	**1.176 ha±**

ROADS		
20m Public R.O.W.	75 m	0.094
Total	**75 m**	**0.094 ha**

INTEGRATION DATA		
OBSERVED REFERENCE POINTS (ORPs): UTM ZONE 17, NAD83 (CSRS) (2010.0). COORDINATES TO URBAN ACCURACY PER SECTION 14 (2) OF O.REG 216/10.		
POINT ID	EASTING	NORTHING
ORP (A)	615 302.86	4 830 859.29
ORP (B)	615 302.86	4 830 859.29
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		

THE RESULTANT TIE BETWEEN ORP (A) AND ORP (B) IS 204.83 N 21°12'20" W



KEYPLAN Subject Property

LEGEND

Subject Property

NOTES

All dimensions are in metres.
All area measurements are computer generated.
All elevations refer to Geodetic Datum.

0 5 10 25 m

ADDITIONAL INFORMATION REQUIRED UNDER SECTION 51(17) OF THE PLANNING ACT

A, B, E, F, G, J, L - As Shown on Plan

C. This represents the Applicant's entire holding of undeveloped land in the vicinity.
D. Mixed Use Block, Open Space and Road.
H. Piped water to be provided.
I. Clay loam soil.
K. Sanitary & storm sewers to be provided.

SURVEYOR'S CERTIFICATE

I certify that: the boundaries of the lands to be subdivided and their relationship to the adjacent lands are correctly shown.

Day Month Year

OWNER'S AUTHORIZATION

I/we, _____

being the registered owner(s) of the subject lands hereby authorize BOUSFIELDs INC. to prepare and submit a draft plan of subdivision for approval.

Day Month Year

DRAFT PLAN OF
PROPOSED SUBDIVISION
PART OF BLOCKS 4 AND 5
KERR TRACT
(GEOGRAPHIC TOWNSHIP OF BRANTFORD)
CITY OF BRANTFORD

BOUSFIELDs INC.
3 Church Street, Suite 200
Toronto, Ontario M5E 1M2
P (416) 947-9744
F (416) 947-0781

1 : 500	September 24, 2024	23155 - 5dp
Scale	Date	Drawing Number